

**TOWN OF SUPERIOR  
RESOLUTION NO. R-14  
SERIES 2020**

**A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF  
SUPERIOR APPROVING THE ROCK CREEK RANCH FILING NO. 20D  
FINAL PLAT SITE PLAN NO. 36, CASE # FPSP-2020-01 AND  
ASSOCIATED LAND LEASE AGREEMENT**

**WHEREAS,** Cellco Partnership d/b/a Verizon Wireless ("Applicant"), wishes to install a 100-foot tall antenna light pole and a screened equipment platform (collectively, the "Telecommunications Equipment") on Town-owned property located along Scanlon Field in Community Park (the "Property");

**WHEREAS,** Applicant has filed a final plat site plan ("FPSP") for the purpose of installing the Telecommunications Equipment on the Property (the "Application");

**WHEREAS,** Section 16-10-40 of the Superior Municipal Code (the "Code") requires a public hearing and recommendation by the Planning Commission regarding approval of a final development plan or final plat site plan;

**WHEREAS,** Section 16-31-50 of the Code provides design standards for pole-mounted wireless facilities within the Town;

**WHEREAS,** the specific approval criteria for a final development plan or final plat site are set forth in Section 16-10-40(b) of the Code;

**WHEREAS,** on January 7, 2020, the Planning Commission held a properly-noticed public hearing on the Application and recommended that the Board of Trustees approve the Application, subject to certain conditions;

**WHEREAS,** Section 16-10-40 of the Code requires a public hearing by the Board of Trustees on a final development plan or final plat site plan;

**WHEREAS,** on January 27, 2020, the Board of Trustees held a properly-noticed public hearing on the Application; and

**WHEREAS,** the Board of Trustees, upon reviewing the recommendation of the Planning Commission, hearing the statements of staff and the public, and giving due consideration to the matter, finds and determines as provided below.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF SUPERIOR, COLORADO, as follows:

**Section 1.** The Board of Trustees hereby finds and determines that the Application meets all of the applicable criteria set forth in the Code and is consistent with the Town of Superior Comprehensive Plan.

**Section 2.** The Board of Trustees hereby approves the Application, subject to the following conditions:


A. Applicant shall make minor technical and redline corrections to plans as identified by Town Staff; and

B. Applicant shall execute the Land Lease Agreement between the Town and Cellco Partnership d/b/a Verizon Wireless, approved herein.

**Section 3.** The Land Lease Agreement between the Town and Cellco Partnership d/b/a Verizon Wireless is hereby approved in substantially the form attached hereto, subject to final approval by the Town Attorney. Upon such approval, the Mayor is authorized to execute the Land Lease Agreement on behalf of the Town.

ADOPTED this 27th day of January, 2020.

ATTEN  
The seal is circular with a double-lined border. Inside the border, the words "THE TOWN OF SUPERIOR" are written in a circle at the top, and "COLORADO" is at the bottom. In the center, the word "SEAL" is written in large, bold, capital letters. Two small stars are positioned on either side of the word "SEAL".  
A blue ink signature of Phyllis Hardin is written over the seal.  
\_\_\_\_\_  
Phyllis Hardin, Town Clerk

A blue ink signature of Clint Folsom is written above a horizontal line.  
\_\_\_\_\_  
Clint Folsom, Mayor